

Report to: Housing Review Board



Date of Meeting 30 January 2025

Document classification: Part A Public Document

Exemption applied: None

Review date for release N/A

Electrical Compliance SWAP Audit Report

Report summary:

In June 2023, after discovering it had become non-compliant with its 5-year electrical safety inspection programme, the council referred itself to the Regulator for Social Housing (RSH).

The council then produced an action plan to address the problems it had found and shared this with the RSH. The RSH ceased monitoring the council's progress in December 2023.

SWAP (internal Audit) undertook an audit of Housing Electrical Safety, their audit report reflects the conditions seen during fieldwork, which took place in early 2024. The report states that prior to and during the review, there has been significant officer turnover in Housing. The officers interviewed have now either left the council or changed role, and a new management team has been appointed. A specific Electrical Compliance Surveyor has been appointed and is working with the Assets Management Team to address concerns around the previous issues with electrical compliance records and data recording in addition to addressing issues with contractors who were not delivering against contract agreements.

Housing has agreed to complete nine actions by 1 April 2025. Officers have completed one action, and work has already started on four other actions.

This report has previously been presented and recorded at the Audit and Governance Committee on 27th November 2024, this Committee will receive a further update from SWAP on the progress on the implementation of the recommendations. It is considered appropriate that this Committee is made aware of this report and satisfies itself that appropriate progress against the recommendations are made.

Is the proposed decision in accordance with:

Budget Yes No

Policy Framework Yes No

Recommendation:

- (1) Note the actions outlined in the audit report
- (2) Asset Management Team to report to HRB at next meeting with full progress report on the action plan for assurance on completing all agreed actions

Officer: Simon Davey, Director of Finance

Portfolio(s) (check which apply):

- Climate Action and Emergency Response
- Coast, Country and Environment
- Council and Corporate Co-ordination
- Communications and Democracy
- Economy

- Finance and Assets
- Strategic Planning
- Sustainable Homes and Communities
- Culture, Leisure, Sport and Tourism

Equalities impact Low Impact

NA

Climate change Low Impact

Risk: Low Risk; NA

Links to background information NA

Link to [Council Plan](#)

Priorities (check which apply)

- A supported and engaged community
- Carbon neutrality and ecological recovery
- Resilient economy that supports local business
- Financially secure and improving quality of services

Report in full

As above

Financial implications:

There are no direct financial implications

Legal implications:

There are clear legal implications in terms of the Council's non compliance in relation to Electrical Safety. The failings are being addressed and there is a plan underway to implement the actions identified. On that basis there are no substantive issues to be added to this update report at this time.

